

PROPERTY LOCATION

No	Alt No	Direction/Street/City
45		SUNSET RD, ARLINGTON

OWNERSHIP

OWNERSHIP		Unit #:	
Owner 1:	CARTER MARY GILES		
Owner 2:			
Owner 3:			
Street 1:	45 SUNSET RD		
Street 2:			
Twn/City:	ARLINGTON		
St/Prov:	MA	Cntry	Own Occ: Y
Postal:	02474	Type:	

PREVIOUS OWNER

Owner 1:	PEACH JOHN R/MAUREEN S -		
Owner 2:	-		
Street 1:	45 SUNSET RD		
Twn/City:	ARLINGTON		
St/Prov:	MA	Cntry	
Postal:	02474		

NARRATIVE DESCRIPTION

This parcel contains .082 Sq. Ft. of land mainly classified as One Family with a Colonial Building built about 1928, having primarily Asbestos Exterior and 1140 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 1 HalfBath, 6 Rooms, and 3 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

[illegible]

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
101	3587.000	286,900		369,300	656,200
Total Card	0.082	286,900		369,300	656,200
Total Parcel	0.082	286,900		369,300	656,200
Source: Market Adj Cost		Total Value per SQ unit /Card:		575.61	/Parcel: 575.61

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	101	FV	286,900	0	3,587.	369,300	656,200		Year end	12/23/2021
2021	101	FV	231,100	0	3,587.	369,300	600,400		Year End Roll	12/10/2020
2020	101	FV	192,400	0	3,587.	369,300	561,700	561,700	Year End Roll	12/18/2019
2019	101	FV	174,100	0	3,587.	364,100	538,200	538,200	Year End Roll	1/3/2019
2018	101	FV	179,900	0	3,587.	279,600	459,500	459,500	Year End Roll	12/20/2017
2017	101	FV	179,900	0	3,587.	263,800	443,700	443,700	Year End Roll	1/3/2017
2016	101	FV	179,900	0	3,587.	242,700	422,600	422,600	Year End	1/4/2016
2015	101	FV	169,700	0	3,587.	226,900	396,600	396,600	Year End Roll	12/11/2014

SALES INFORMATION

[illegible]

BUILDING PERMITS

[illegible]

ACTIVITY INFORMATION

Date	Result	By	Name
9/9/2020	SQ Mailed	MM	Mary M
9/15/2018	MEAS&NOTICE	HS	Hanne S
11/22/2008	Meas/Inspect	201	PATRIOT
3/14/2007	MLS	MM	Mary M
1/11/2000	Mailer Sent		
1/11/2000	Measured	277	PATRIOT
12/1/1981		KM	

Sign:
VERIFICATION OF VISIT NOT DATA
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Total AC/HA: 0.08235	Total SF/SM: 3587	Parcel LUC: 101	One Family	Prime NB Desc	ARLINGTON	Total: 369.328	Spl Credit	Total: 369.300
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